GOVERNMENT OF ANDHRA PRADESH
A B S T R A C T

Municipal Administration & Urban Development Department – Bhimavaram Municipality – Change of land use from Residential use to Central Commercial use in R.S.No.111/1,2 to an extent of 4784.52 Sq.mts. of Bhimavaram applied by Sri K.S.S. Venkatapathi Raju, Bhimavaram – Draft Variation – Confirmation Orders – Issued.

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No.154 **Dated:18.06.2016**

Read the following:-

1. From the Director of Town and Country Planning, Hyderabad, Lr.Roc.No.1651/ 2014/R, dated:02.12.2014.
2. Govt. Memo No.17875/H1/2014, dated:20.04.2015.
3. From the DTCP, AP, Hyderabad, Lr.Rc.No.1651/2014/R2, dated:05.02.2016.
4. Govt. Memo No.11411/I2/2012, dt:30.06.2012.
5. Govt. Memo No.17875/H1/2014, dt:20.02.2016.
6. Andhra Pradesh Gazette No.91, dated:25.02.2016.
7. From the Director of Town and Country Planning, AP, Guntur, Lr.Roc.No.1651/ 2014/R2, dated:08.06.2016.

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ORDER:

The draft variation to the land envisaged in Bhimavaram General Town Planning Scheme, issued in reference 5th read above, was published in Extraordinary Andhra Pradesh Gazette No.91, Dt:25.02.2016. The Director of Town & Country Planning, AP, Guntur in the reference 3rd read above has reported that the Commissioner, Bhimavaram Municipality has informed that the applicant has paid an amount of Rs.1,43,550/- towards development / conversion charges and also the Director of Town & Country Planning, AP, Guntur in the reference 7th read above, has published the draft variation notification in two Daily News papers i.e., one in Sakshi in Telugu version and one in The New Indian Express in English version. On publication of notification, no suggestions / objections received from the public within the stipulated time. Hence, the draft variation is confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette.

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Commissioner of Printing, Stationery and Stores Purchase, AP, Hyderabad.
The Director of Town and Country Planning, Andhra Pradesh, Guntur.
The Municipal Commissioner, Bhimavaram Municipality, Bhimavaram, W.G. District.

Copy to:

The individual through the Municipal Commissioner, Bhimavaram Municipality, W.G. District.
The District Collector, West Godavari District.
SF/SC.

// FORWARDED : BY ORDER //

SECTION OFFICER

APPENDIX
NOTIFICATION

The following variation to the Bhimavaram General Town Planning Scheme, the Master Plan, sanctioned in G.O.Ms.No.951 MA., dated:27.11.1987, proposed to make in exercise of the powers conferred by clause (a) under sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) of sub-section (2) of the said section.

(P.T.O.)

VARIATION

The site, in Sy.No.111/1,2 to an extent of 4784.52 sq.mts. of Bhimavaram Town, the boundaries of which are shown in the schedule hereunder and which is earmarked for Residential use in the General Town Planning Scheme (Master Plan) of Bhimavaram sanctioned in G.O.Ms.No.951, MA., Dated:27.11.1987 is now designated for Central Commercial use by variation of change of land use based on the Council Resolution No.49, dated:09.06.2014 as marked "A to H" in the revised part proposed land use map G.T.P.No.04/2016/R available in the Bhimavaram Municipal Office, **subject to the following conditions that;**

1. The applicant shall handover the following sites affected under Master Plan roads & canal bund through registered gift deed at free of cost:
    a. 7.90 sq.mts. affected on south side.
    b. 780.50 sq.mts. affected on north side.
    c. 70.67 sq.mst. affected on west side for canal bund and
    d. 183.60 sq.mts. on east side.
2. The applicant shall obtain prior technical clearance from competent authority before commencement of any developmental activity at the site under reference.
3. The title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
4. The above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
5. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
6. The change of land use shall not be used as the proof of any title of the land.
7. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
8. The applicant shall leave a margin of 2 Mts. from the adjacent bank or channel edge, which is situated nearby irrigation sources.
9. The applicant should not cause any damage or breaches to the channel banks and such damages are noticed, the applicant should restore the same at their own cost up to the department standards and not utilize the channel bank as a pathway or should not form any road.
10. The applicants should ensure that the outlets are not inserted into the nearby channels or bodhies etc., and should not cause pollution and contamination to the Irrigation Water Supply in and around the layout areas.
11. Any other conditions as may be imposed by the competent authority including the conditions by the Irrigation Department issued vide Proceedings dated 14.09.2015 by E.E, Nidadavole.

SCHEDULE OF BOUNDARIES

North	:	Existing Anakoderu canal
East	:	Existing 3.05 mts wide road to be widened to 9.14 mts. as per Master Plan.
South	:	Existing 22.80 mts. wide road to be widened to 24.38 mts. as per Master Plan.
West	:	Existing Anakoderu canal bund.

R. KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

SECTION OFFICER